



AGENDA

REGULAR MEETING OF THE PLANNING & ZONING COMMISSION OF THE CITY OF COTTONWOOD, ARIZONA, TO BE HELD ON MARCH 16, 2009 AT 6 P.M., AT THE COUNCIL CHAMBERS BUILDING LOCATED AT 826 NORTH MAIN STREET

- I. CALL TO ORDER
- II. ROLL CALL
- III. CALL TO THE PUBLIC – This is the time for the public to comment. Members of the Commission may not discuss items not specifically identified on the agenda. Therefore, pursuant to A.R.S. §38-431.01(H), action taken as a result of public comment will be limited to directing staff to study the matter, responding to any criticism, or scheduling the matter for further consideration and decision at a later date. Comments are limited to five minutes for each person addressing the Commission.
- IV. APPROVAL OF MINUTES – REGULAR MEETING OF FEBRUARY 23, 2009
- V. UNFINISHED BUSINESS The following items are for the Planning & Zoning Commission's discussion, consideration, and possible legal action. The Commission will not consider documents or written comments unless they were submitted at least three working days before the meeting. A verbal comment period will be provided during each hearing item. The Chairperson may impose a time limit on each speaker.
 1. **RCU 07-037** Review a Conditional Use Permit to allow aggregate material processing utilizing imported materials on 5 acres (approx.) of a 65-acre parcel located on Happy Jack Way west of Hwy. 89A and south of Mingus Ave. in an I-2 (Heavy Industrial) zone. APN: 406-08-002L. Applicant: Happy Jack Lodge L.L.C. Agent: Michael Mongini.
 2. **PCU 08-002-A1 (Amendment)** Consideration of a request by Minerals Research for an amendment to PCU 08-002 in order to re-define the truck route for a process facility on a portion of 12.25 acres zoned CF and located on the Verde Valley Fair Association property north of Hwy. 89A between 6th and 12th Streets. Owner: Minerals Research & Recovery, Inc. Agent: Tom Hurkett
 3. **ZO 08-051** Amendments to the Cottonwood Zoning Ordinance pertaining to Section 201. Definitions regarding new definitions for various types of housing, including boarding house, bed and breakfast establishment, group home for the disabled, correctional transitional facility, and similar institutional housing types; and to Section 404 (General Provisions) adding procedures and standards for boarding house, correctional transitional facility, and bed and breakfast establishments.

4. **ZO 08-026** Amendments to Section 407.Landscaping Requirements, including revised property development standards for landscaping and an updated plant and tree list to address appropriate low-water use plants for Cottonwood.

5. **GP 08-063** Proposed bicycle plan

VI. NEW BUSINESS

None.

VII. DISCUSSION ITEMS

1. Possible future work sessions.
2. Departmental reports, such as Building Department and Code Enforcement reports.

VIII. INFORMATIONAL REPORTS AND UPDATES

A brief summary of current events by Chairperson, Commission members, and/or Community Development Director. (The public body does not propose, discuss, deliberate, or take legal action on any matter brought up during this summary unless the matter is properly noticed for legal action.)

IX. ADJOURNMENT

Pursuant to A.R.S. § 38-431.02(B) the Commission may vote to go into executive session on any agenda item pursuant to A.R.S. § 38-431.03(A)(3) and (4) for discussion and consultation for legal advice with the City Attorney.

The Cottonwood Council Chambers is accessible to the handicapped in accordance with Federal "504" and "ADA" laws. Those with needs for special typeface print or hearing devices may request these from the Planning Technician at 634-5505 (TDD 634-5526). All requests must be made at least 24 hours before the meeting.